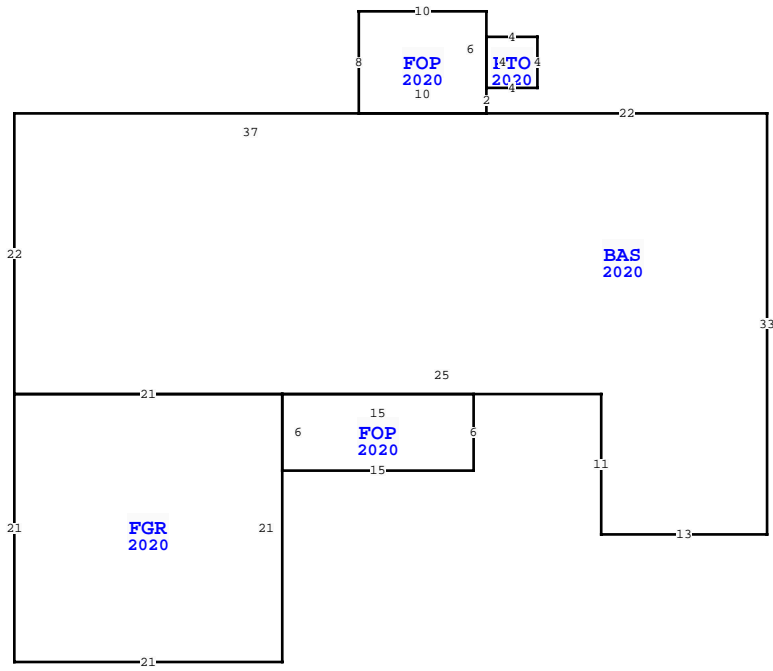


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 90				
11	AVERAGE 10				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
10	LAMINATED 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA		10		
335.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,441	100	2020	1,441	151,910
FGR	441	50	2020	220	23,193
FOP	80	30	2020	24	2,530
FOP	90	30	2020	27	2,846
PTO	16	5	2020	1	106
TOTALS	2,068			1,713	180,584

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,713	114.4000	108.68	186,169	2020	2020	0	0	3.00	97.00		
1 SINGLE FAM 0% - 0 Heated Area: 1441 HX Base Yr													



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		180,584		
TOTAL MARKET OB/XF VALUE		8,096		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		243,680		
SOH/AGL Deduction		0		
ASSESSED VALUE		243,680		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		243,680		
TOTAL JUST VALUE		243,680		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		236,012		
5 YR PRCL CK, N/C, WELL MAINT, BACK YD GATE LOCKED				
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-2				
5 YR PRCL CH, N/C				
5 YR PRCL CH, N/C				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
20000144	SFD-CO	0	02/27/2020	
20071612	SFD-EXPIRED	0	11/05/2007	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1169/0188	9/10/2020	WD Q	I 01	207,500
GRANTOR: CREATIVE CONSTRUCTION				
GRANTEE: SMITH ALFRAZIER & S				
1038/0342	6/20/2017	WD Q	V 05	120,000
GRANTOR: FONVIELLE-THOMPSON, L				
GRANTEE: CREATIVE CONSTRUCTI				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2020] W22 FOP=[YR=2020] N2 PTO=[YR=2020] E4 N4 W4 S4\$ N6 W10 S8 E10\$ W37 S22 FGR=[YR=2020] S21 E21 N21 W21\$ E21 FOP=[YR=2020] S6 E15 N6 W15\$ E25 S11 E13 N33\$.				

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0210	CONCRETE D	0	0	0	1,408.00	SF	6.00	6.00	100	2020	2020	3	89	7,519	
2	0211	CONCRETE W	0	0	27	4	108.00	SF	6.00	100	2020	2020	3	89	577	
3	0700	PORT BLDG	0	0	0	1.00	SF	0.00	0.00	100	2024	2023		98	0	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							